

061.A

0001

0002.0

Map

Block

Lot

1 of 1

Condominium

CARD

ARLINGTON

APPRaised:

Total Card / Total Parcel

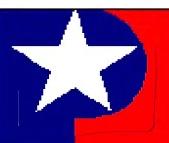
238,900 / 238,900

USE VALUE:

238,900 / 238,900

ASSESSED:

238,900 / 238,900



## PROPERTY LOCATION

No	Alt No	Direction/Street/City
1		COLONIAL VILLAGE DR, ARLINGTON

## OWNERSHIP

Unit #: A2

Owner 1: HERZBERG LORRIE

Owner 2:

Owner 3:

Street 1: 1 COLONIAL VILLAGE DR #2

Street 2:

Twn/City: ARLINGTON

St/Prov: MA	Cntry:	Own Occ: Y
Postal: 02474	Type:	

## PREVIOUS OWNER

Owner 1: KELLY STEPHEN P -
Owner 2: -
Street 1: 1 COLONIAL VILL DRIVE #A2
Twn/City: ARLINGTON
St/Prov: MA
Postal: 02474

## NARRATIVE DESCRIPTION

This parcel contains Sq. Ft. of land mainly classified as Condo with a Condo Garden Building built about 1962, having primarily Brick Exterior and 636 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 4 Rooms, and 2 Bdrms.

## OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

## PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R5	APTS LOW		water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

## LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0	Sq. Ft.	Site			0	0.	0.00	6021																

## IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
102	0.000	238,900			238,900		
Total Card	0.000	238,900			238,900	Entered Lot Size	
Total Parcel	0.000	238,900			238,900	Total Land:	
Source:	Market Adj Cost		Total Value per SQ unit /Card:	375.63	/Parcel: 375.6	Land Unit Type:	

PREVIOUS ASSESSMENT									Parcel ID	Parcel ID			PAT ACCT.			
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date						
2020	102	FV	232,200	0	.	.	232,200	232,200	Year End Roll	12/18/2019						
2019	102	FV	211,900	0	.	.	211,900	211,900	Year End Roll	1/3/2019						
2018	102	FV	175,400	0	.	.	175,400	175,400	Year End Roll	12/20/2017						
2017	102	FV	135,100	0	.	.	135,100	135,100	Year End Roll	1/3/2017						
2016	102	FV	132,400	0	.	.	132,400	132,400	Year End	1/4/2016						
2015	102	FV	116,900	0	.	.	116,900	116,900	Year End Roll	12/11/2014						
2014	102	FV	94,400	0	.	.	94,400	94,400	Year End Roll	12/16/2013						
2013	102	FV	94,400	0	.	.	94,400	94,400		12/13/2012						

BUILDING PERMITS										ACTIVITY INFORMATION							
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name					
6/14/2010	649	Manual	2,625					FRAMING REPAIRS			DGM	D Mann					
											197	PATRIOT					

**EXTERIOR INFORMATION**

Type:	7 - Condo Garden
Sty Ht:	1 - 1 Story
(Liv) Units:	1 Total: 1
Foundation:	1 - Concrete
Frame:	1 - Wood
Prime Wall:	7 - Brick
Sec Wall:	%
Roof Struct:	2 - Hip
Roof Cover:	1 - Asphalt Shgl
Color:	BRICK
View / Desir:	N - NONE

**BATH FEATURES**

Full Bath:	1	Rating:	Average
A Bath:		Rating:	
3/4 Bath:		Rating:	
A 3QBth:		Rating:	
1/2 Bath:	0	Rating:	Average
A HBth:		Rating:	
OthrFix:		Rating:	

**COMMENTS**

646-8172, Building Number 1.

**SKETCH****GENERAL INFORMATION**

Grade:	C - Average
Year Blt:	1962
Eff Yr Blt:	
Alt LUC:	
Jurisdct:	G12
Fact:	.
Const Mod:	
Lump Sum Adj:	

**INTERIOR INFORMATION**

Avg Ht/FL:	STD
Prim Int Wall:	2 - Plaster
Sec Int Wall:	%
Partition:	T - Typical
Prim Floors:	4 - Carpet
Sec Floors:	%
Bsmnt Flr:	
Subfloor:	
Bsmnt Gar:	
Electric:	3 - Typical
Insulation:	2 - Typical
Int vs Ext:	S
Heat Fuel:	1 - Oil
Heat Type:	3 - Forced H/W
# Heat Sys:	1
% Heated:	100 % AC: 100
Solar HW:	NO Central Vac: NO
% Com Wall	% Sprinkled:

**CONDOS INFORMATION**

Location:	R - Rear
Total Units:	
Floor:	
% Own:	0.657700002
Name:	9 - 6021

**DEPRECIATION**

Phys Cond:	AV - Average	30.	%
Functional:			%
Economic:			%
Special:			%
Override:			%

**CALC SUMMARY**

Basic \$ / SQ:	320.00
Size Adj.:	1.44339621
Const Adj.:	1.06049991
Adj \$ / SQ:	489.831
Other Features:	32723
Grade Factor:	1.00
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	344255
Depreciation:	105342
Depreciated Total:	238913

**BATH FEATURES**

A 3QBth:		Rating:	
1/2 Bath:	0	Rating:	Average
A HBth:		Rating:	
OthrFix:		Rating:	

**OTHER FEATURES**

Kits:	1	Rating:	Average
A Kits:		Rating:	
Fpl:	0	Rating:	Average
WSFlue:		Rating:	

**COMMENTS**

1st Res Grid	Line 1	# Units:	1
Level	FY LR DR D K FR RR BR FB HB L O		
Other			
Upper			
Lvl 2			
Lvl 1			
Lower			
Totals	RMS: 4	BRs: 2	Baths: 1 HB: 0

**SKETCH****RESIDENTIAL GRID**

Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

**REMODELING****RES BREAKDOWN**

No Unit	RMS	BRS	FL
1	4	2	0

**SUB AREA**

Code	Description	Area - SQ	Rate - AV	Undpr Value	Sub Area	% Usbl	Descrip	% Type	Qu # Ten
GLA	Gross Liv Ar	636	489.830	311,532					
Net Sketched Area:	636		Total:	311,532					
Size Ad	636	Gross Are	636	FinArea	636				

**IMAGE**
**AssessPro Patriot Properties, Inc**
**MOBILE HOME**

Make: [ ] Model: [ ] Serial #: [ ] Year: [ ] Color: [ ]

**SPEC FEATURES/YARD ITEMS**

Code Description A Y/S Qty Size/Dim Qual Con Year Unit Price D/S Dep LUC Fact NB Fa Appr Value JCod JFact Juris. Value

More: N Total Yard Items: [ ] Total Special Features: [ ] Total: